

**TRANSFER
TAX
PAID**

39-171
#00061

WARRANTY DEED

JEANNE M. WELLS of Waterville, County of Kennebec and State of Maine for consideration paid, grants to DAVID P. LAWRENCE of Waterville, County of Kennebec and State of Maine with **WARRANTY COVENANTS** the land in Waterville, County of Kennebec and State of Maine, with the buildings thereon, situated on the westerly side of Summer Street and bounded and described as follows, to wit:

Beginning at a stone monument sunk in the ground in the westerly side of Summer Street at the northeasterly corner of a lot of land sold by Benjamin H. Kimball to one Appeline Caron, later believed to be owned by James Cronin, thence running westerly along the northerly line of said Caron or Cronin lot one hundred fifty-three and twenty-five hundredths (153.25) feet to a stone monument sunk in the ground; thence running northerly sixty-one and one hundred forty-five thousandths (61.145) feet to a stone sunk in the ground at the southwesterly corner of a lot sold by Benjamin H. Kimball to one Peter Belanger, Jr. believed to be later owned by Gilbert Bourgoin; thence running easterly along the southerly line of said Belanger or Bourgoin lot one hundred forty-four and eighteen hundredths (144.18) feet to a stone monument sunk in the ground in said westerly line of Summer Street; thence running southerly along said westerly line of Summer Street sixty-one (61) feet to the point of beginning.

Also a parcel of land beginning at a granite monument in the northeast corner of a parcel described in a deed from Mary B. Colby to Arthur L. and Alice C. Reny in Joint tenancy dated May 17, 1962 and recorded in Kennebec Registry in Book 1263, Page 290, thence S 39°E fifty and seven tenths (50.7') feet to an iron pipe; thence S 50° 36' W forty-two and forty-two one hundredths (42.42') feet to an iron pipe in the southeast corner of land now or formerly of A. Dubois; thence N 19° 37' 56" W along said Dubois fifty-seven and sixty-five hundredths (57.65') feet to a granite monument; thence N 59° 19' 34" E twenty-three

2) *L. Gifford*

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and seventy-five hundredths (23.75') feet to the point of beginning and containing four hundredths (.04) acres.

Being the same premises conveyed to Jeanne M. Wells by deed of Albert W. Wells and Jeanne M. Wells dated July 11, 1990 and recorded in the Kennebec County Registry of Deeds in Book 3764, Page 76.

WITNESS my hand and seal on December 22, 2004.

Donald E. Guild
WITNESS

Jeanne M. Wells
JEANNE M. WELLS

December 22 2004

THE STATE OF Maine
Kennebec, ss.

Then personally appeared the above named JEANNE M. WELLS and acknowledged the foregoing instrument to be her free act and deed.

Before me, Donald E. Guild
Notary Public

SEAL

DONALD E. GUILD
NOTARY PUBLIC, MAINE
MY COMMISSION EXPIRES MAY 5, 2010

Received Kennebec SS.
12/23/2004 11:06AM
Pages 2 Attest:
BEVERLY BUSTIN-WATHEWAY
REGISTER OF DEEDS